APPRAISAL OF REAL PROPERTY

LOCATED AT
6520 Valleyview Dr
North Richland Hills, TX 76182
VALLEY PARK ESTATES ADDITION BLOCK 3 LOT 11

FOR
Provident Funding Associates, L.P., A California L
700 Airport Blvd Suite 430
Burlingame, CA 94010

AS OF
06/10/2022

BY
John Matthew Boring
Republic Appraisals of Texas, LP
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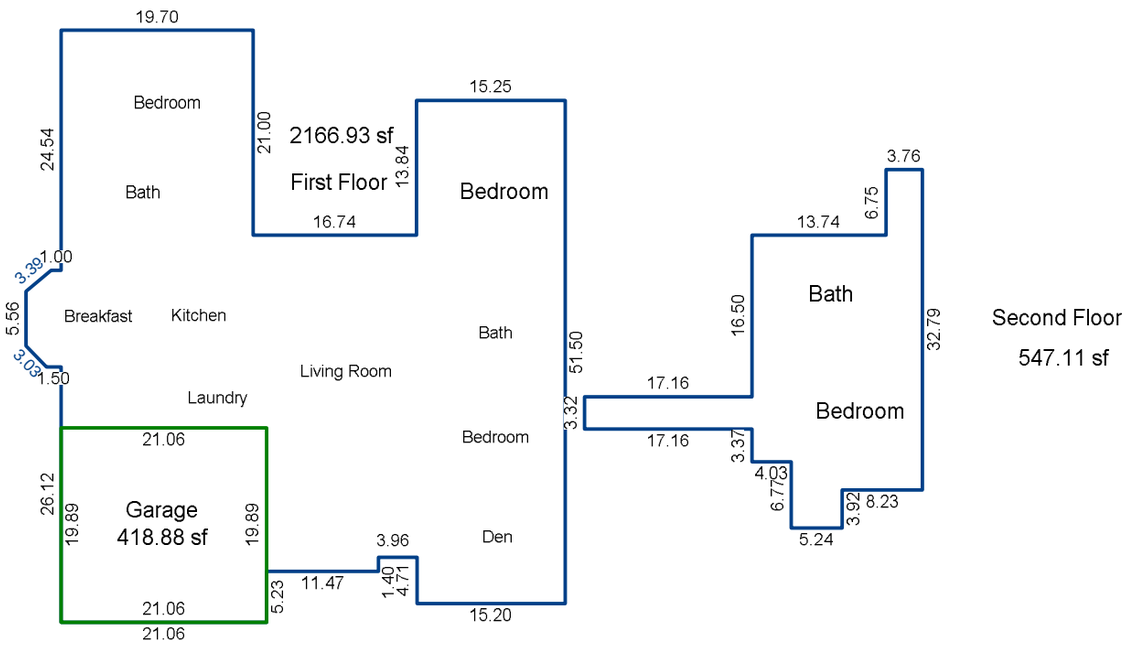
Building Sketch

Borrower	Brian Anderson						
Property Address	6520 Valleyview Dr						
City	North Richland Hills	County	Tarrant	State	TX	Zip Code	76182
Lender/Client	Provident Funding Associates, L.P., A California L						



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	First Floor	1.00	2166.93	266.20	2166.93
GLA2	Second Floor	1.00	547.11	142.74	547.11
GAR	Garage	1.00	418.88	81.90	418.88
	Net LIVABLE	cnt	2	(rounded)	2,714

AREA CALCULATIONS BREAKDOWN

Name	Base	x	Height	x	Width	=	Area
First Floor	0.5	x	3.39	x	1.67	=	2.83
	0.5	x	3.03	x	1.51	=	2.29
			5.56	x	2.10	=	11.68
			7.74	x	0.50	=	3.87
			9.92	x	1.00	=	9.92
			51.50	x	15.20	=	782.80
			46.79	x	0.05	=	2.34
			34.35	x	32.53	=	1117.41
			32.95	x	3.91	=	128.83
			21.06	x	5.23	=	110.14
			21.00	x	19.70	=	413.70
Garage							-418.88
Second Floor			17.16	x	3.32	=	56.97
			32.79	x	3.76	=	123.29
			29.96	x	5.24	=	156.99
			23.19	x	4.03	=	93.46
			26.04	x	4.47	=	116.40
16 total items					(rounded)		2,714

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